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This instrument prepared by and
After recording return to:

GoodSmith Gregg & Unruh LLP
105 W. Adams, 26th Floor
Chicago, Illinois 60603
Attention: Kenneth D. Crews

Doc#: 0624802287 Fee: \$34.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 09/05/2006 02:33 PM Pg: 1 of 6

MEMORANDUM OF LEASE

This Memorandum of Lease ("**Memorandum**") is made as of June 9, 2006, by and between MORNINGSIDES MIDCO RETAIL, LLC, an Illinois limited liability company ("**Lessor**"), as lessor, and WHITE HEN PANTRY, INC., a Delaware corporation ("**Lessee**"), as lessee.

Lessor hereby leases to Lessee and Lessee hereby lets from Lessor, upon the terms and conditions fully described in that certain unrecorded lease dated June 9, 2006 by and between Lessor and Lessee (the "**Lease**"), certain premises (the "**Premises**") which are part of a shopping center located in the Village of Oak Lawn, County of Cook, State of Illinois, as more particularly described in Exhibit A attached hereto (the "**Shopping Center**").

TO HAVE AND TO HOLD all and singular, the Premises for an initial term of ten (10) years, subject to Lessee's option to renew the Lease for up to two (2) additional periods of five (5) years each.

The Lease restricts any premises in the Shopping Center as currently existing or hereafter expanded from being used or occupied for the operation of a school, daycare center, childcare center or similar facility; provided, however, that such restriction shall not prohibit the operation of a children's museum in the Shopping Center. Such restriction is more fully set forth in the Lease.

The purpose of this Memorandum is to give record notice of the Lease and of the rights created thereby, all of which are hereby confirmed. This Memorandum does not and shall not modify the terms and conditions of the Lease. In the event of any inconsistency or conflict between the provisions of this Memorandum and the provisions of the Lease, the provisions of the Lease shall govern.


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This Memorandum may be executed in any number of counterparts, all of which together shall constitute but one and the same instrument.

IN WITNESS WHEREOF, the parties hereto have executed this Memorandum of Lease as of the date and year first above written.

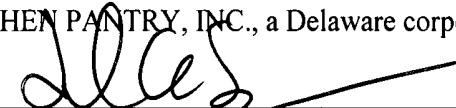
LESSOR

MORNINGSIDE MIDCO RETAIL, LLC, an Illinois limited liability company

By: 
Name: MICHAEL NORTHMAN
Title: VICE PRESIDENT

LESSEE

WHITE HEN PANTRY, INC., a Delaware corporation

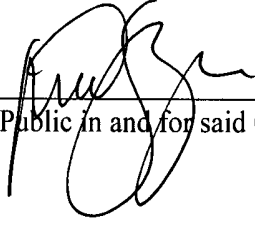
By: 
Name: Joseph A. Sullivan
Title: Vice President

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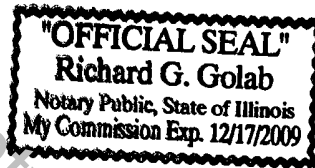
State of Illinois)
 County of Cook) ss:

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY, that MICHAEL NORTMAN, personally known to me to be the Vice Pres of MORNINGSIDE MIDCO RETAIL, LLC, an Illinois limited liability company, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such Vice Pres, he/~~she~~ assigned and delivered the said instrument pursuant to authority given by the MANAGER of said limited liability company, as his/her free and voluntary act, and as the free and voluntary act and deed of said limited liability company for the uses and purposes therein set forth.

WITNESS my hand and official seal.


 Notary Public in and for said County and State

My commission expires _____, 20__.

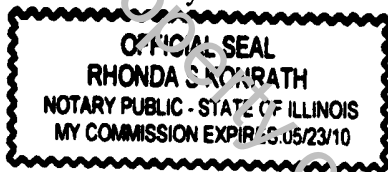


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State of Illinois)
) ss:
 County of DuPage)

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY, that Joseph A. Sullivan personally known to me to be the Vice President of White Hen Pantry, Inc., a Delaware corporation, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such _____, he/she signed and delivered the said instrument pursuant to authority given by the board of directors of said corporation, as his/her free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

WITNESS my hand and official seal.



Rhonda S. Konrath

Notary Public in and for said County and State

My commission expires May 23, 2010.

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EXHIBIT A

PROPERTY LEGAL DESCRIPTION

See attached

Property of Cook County Clerk's Office

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LEGAL DESCRIPTION

LOT 4 OF CHILDREN'S MUSEUM RESUBDIVISION, BEING A RESUBDIVISION OF BLOCK 1 OF CAMPBELL'S 1ST ADDITION TO OAK LAWN AND PART OF BLOCK 8 OF CAMPBELL'S 1ST ADDITION TO OAK LAWN IN THE NORTHEAST QUARTER OF SECTION 9, TOWNSHIP 37 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property address: 5100-5116 Museum Drive, Oak Lawn, Illinois

Property tax identification numbers: 24-09-202-024-000
24-09-202-025-000
24-09-202-026-000
24-09-203-001-000
24-09-203-002-000
24-09-203-003-000
24-09-203-004-000
24-09-203-005-000
24-09-203-047-000

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